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Department:
Statistics South Africa
REPUBLIC OF SOUTH AFRICA

Private Bag X44, Pretoria, 0001, South Africa, ISibalo House, Koch Street, Salvokop, Pretoria, 0002
www.statssa.gov.za, info@statssa.gov.za, Tel +27 12 310 8911

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Selected building statistics of the private sector as reported by local government institutions (Preliminary)

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Joyce Essel-Mensah
Tel: 082 888 2374

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Key findings for January to April 2023

Building plans passed at current prices

Table A – Building plans passed by larger municipalities at current prices by type of building

Type of building	Jan – Apr 2022	Jan – Apr 2023	Difference in value between Jan – Apr 2022 and Jan – Apr 2023	% change between Jan – Apr 2022 and Jan – Apr 2023
	1/ R'000	1/ R'000	R'000	
Residential buildings	20 251 168	17 681 837	-2 569 331	-12,7
-Dwelling-houses	12 286 112	11 195 579	-1 090 533	-8,9
-Flats and townhouses	7 645 551	6 272 391	-1 373 160	-18,0
-Other residential buildings	319 505	213 867	-105 638	-33,1
Non-residential buildings	7 999 775	5 786 016	-2 213 759	-27,7
Additions and alterations	9 315 915	9 656 626	340 711	3,7
Total	37 566 858	33 124 479	-4 442 379	-11,8

1/ 2022 and 2023 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

The value of building plans passed (at current prices) decreased by 11,8% (-R4 442,4 million) during January to April 2023 compared with January to April 2022.

Decreases were reported for non-residential buildings (-27,7% or -R2 213,8 million) and residential buildings (-12,7% or -R2 569,3 million). An increase was reported for additions and alterations (3,7% or R340,7 million) – see Table A.

Table B – Building plans passed by larger municipalities at current prices by province

Province	Jan – Apr 2022	Jan – Apr 2023	Weight Jan – Apr 2022	% change between Jan – Apr 2022 and Jan – Apr 2023	Contribution (% points) to the % change in the value of building plans passed between Jan – Apr 2022 and Jan – Apr 2023	Difference in value between Jan – Apr 2022 and Jan – Apr 2023
	1/ R'000	1/ R'000				%
Western Cape	11 702 759	10 750 331	31,2	-8,1	-2,5	-952 428
Eastern Cape	2 052 487	1 687 026	5,5	-17,8	-1,0	-365 461
Northern Cape	384 748	350 638	1,0	-8,9	-0,1	-34 110
Free State	553 802	940 829	1,5	69,9	1,0	387 027
KwaZulu-Natal	6 912 843	3 626 279	18,4	-47,5	-8,7	-3 286 564
North West	1 046 685	849 188	2,8	-18,9	-0,5	-197 497
Gauteng	12 432 246	12 367 767	33,1	-0,5	-0,2	-64 479
Mpumalanga	1 668 743	1 818 500	4,4	9,0	0,4	149 757
Limpopo	812 545	733 921	2,2	-9,7	-0,2	-78 624
Total	37 566 858	33 124 479	100,0	-11,8	-11,8	-4 442 379

1/ 2022 and 2023 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

2/ The contribution (percentage points) is calculated by multiplying the percentage change by its weight, divided by 100, where the weight is the percentage contribution of each province to the cumulative total building plans passed during the previous year.

The largest contributions to the total decrease of 11,8% (-R4 442,4 million) were made by KwaZulu-Natal (contributing -8,7 percentage points or -R3 286,6 million) and Western Cape (contributing -2,5 percentage points or -R952,4 million) – see Table B.

Building plans passed at constant 2019 prices

Table C – Building plans passed by larger municipalities at constant 2019 prices by type of building

Type of building	Jan – Apr 2022	Jan – Apr 2023	Difference in value between Jan – Apr 2022 and Jan – Apr 2023	% change between Jan – Apr 2022 and Jan – Apr 2023
	1/	1/		
	R'000	R'000	R'000	
Residential buildings	16 557 225	13 638 521	-2 918 704	-17,6
Non-residential buildings	6 536 571	4 460 392	-2 076 179	-31,8
Additions and alterations	7 605 611	7 453 580	-152 031	-2,0
Total	30 699 407	25 552 493	-5 146 914	-16,8

1/ 2022 and 2023 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

The real value of building plans passed (at constant 2019 prices) decreased by 16,8% (-R5 146,9 million) during January to April 2023 compared with January to April 2022. Decreases were reported for non-residential buildings (-31,8% or -R2 076,2 million), residential buildings (-17,6% or -R2 918,7 million) and additions and alterations (-2,0% or -R152,0 million) – see Table C.

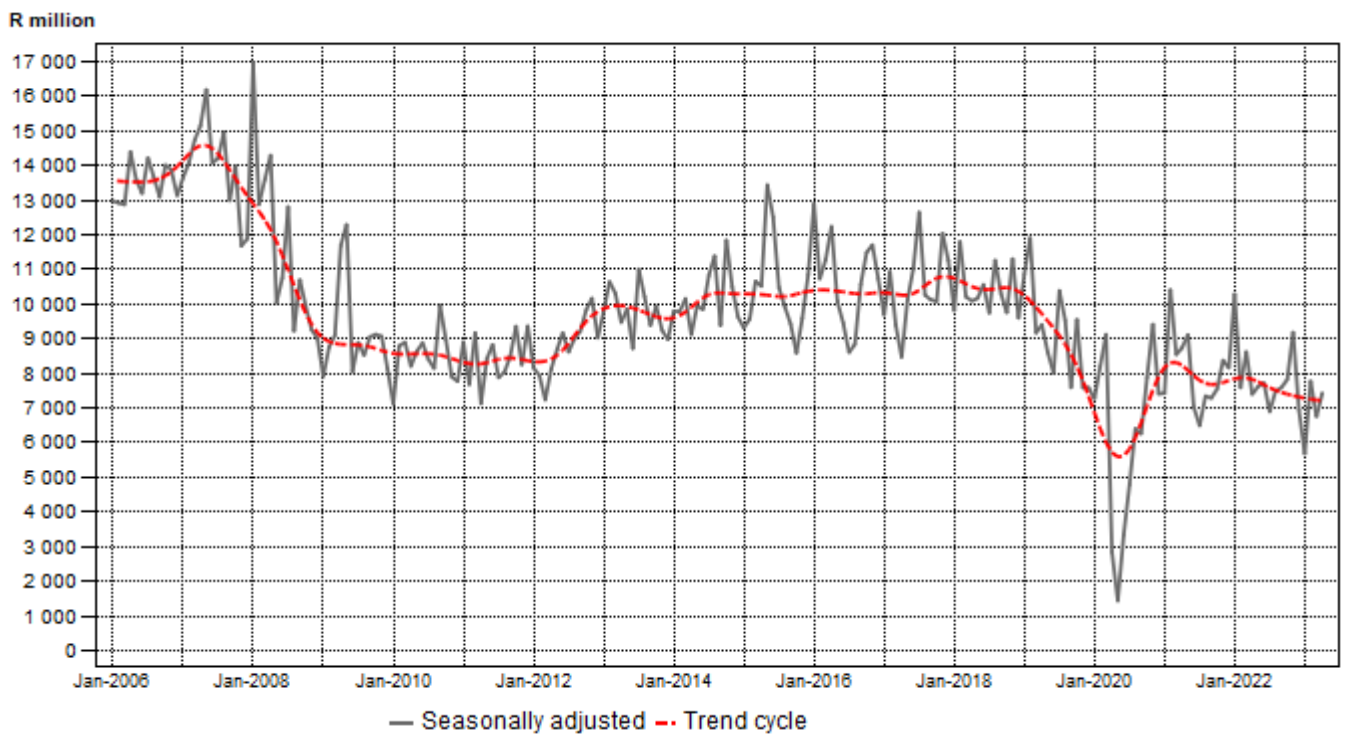
Table D – Seasonally adjusted building plans passed by larger municipalities at constant 2019 prices for the latest three months by type of building

Type of building	Nov 2022 – Jan 2023	Feb – Apr 2023	% change between Nov 2022 – Jan 2023 and Feb – Apr 2023
	R'000	R'000	
Residential buildings	11 316 655	11 736 008	3,7
Non-residential buildings 1/	4 210 591	3 893 837	-7,5
Additions and alterations	6 257 404	6 311 976	0,9
Total	21 784 650	21 941 821	0,7

1/ Not seasonally adjusted because the presence of seasonality is not significant. See notes 10 and 11 on page 38.

The seasonally adjusted real value of building plans passed increased by 0,7% in the three months ended April 2023 compared with the previous three months. Increases were reported for residential buildings (3,7%) and additions and alterations (0,9%). Non-residential buildings fell by 7,5% – see Table D.

Figure 1 – Building plans passed by larger municipalities at constant 2019 prices



Buildings reported as completed at current prices

Table E – Buildings reported as completed to larger municipalities at current prices by type of building

Type of building	Jan – Apr 2022	Jan – Apr 2023	Difference in value between Jan – Apr 2022 and Jan – Apr 2023	% change between Jan – Apr 2022 and Jan – Apr 2023
	1/	1/		
	R'000	R'000	R'000	
Residential buildings	10 774 421	9 648 029	-1 126 392	-10,5
-Dwelling-houses	6 934 418	6 744 018	-190 400	-2,7
-Flats and townhouses	3 493 607	2 833 946	-659 661	-18,9
-Other residential buildings	346 396	70 065	-276 331	-79,8
Non-residential buildings	5 529 761	5 081 490	-448 271	-8,1
Additions and alterations	6 424 582	3 327 087	-3 097 495	-48,2
Total	22 728 764	18 056 606	-4 672 158	-20,6

1/ 2022 and 2023 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

The value of buildings reported as completed (at current prices) decreased by 20,6% (-R4 672,2 million) during January to April 2023 compared with January to April 2022.

Decreases were reported for additions and alterations (-48,2% or -R3 097,5 million), residential buildings (-10,5% or -R1 126,4 million) and non-residential buildings (-8,1% or -R448,3 million) – see Table E.

Table F – Buildings reported as completed to larger municipalities at current prices by province

Province	Jan – Apr 2022	Jan – Apr 2023	Weight Jan – Apr 2022	% change between Jan – Apr 2022 and Jan – Apr 2023	Contribution (% points) to the % change in the value of buildings completed between Jan – Apr 2022 and Jan – Apr 2023	Difference in value between Jan – Apr 2022 and Jan – Apr 2023
	1/	1/				
	R'000	R'000	%			R'000
Western Cape	10 611 086	4 870 184	46,7	-54,1	-25,3	-5 740 902
Eastern Cape	1 013 778	947 596	4,5	-6,5	-0,3	-66 182
Northern Cape	206 830	151 823	0,9	-26,6	-0,2	-55 007
Free State	157 115	121 143	0,7	-22,9	-0,2	-35 972
KwaZulu-Natal	2 874 803	2 696 278	12,6	-6,2	-0,8	-178 525
North West	628 299	501 049	2,8	-20,3	-0,6	-127 250
Gauteng	6 583 089	7 765 859	29,0	18,0	5,2	1 182 770
Mpumalanga	298 978	399 941	1,3	33,8	0,4	100 963
Limpopo	354 786	602 733	1,6	69,9	1,1	247 947
Total	22 728 764	18 056 606	100,0	-20,6	-20,6	-4 672 158

1/ 2022 and 2023 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

2/ The contribution (percentage points) is calculated by multiplying the percentage change by its weight, divided by 100, where the weight is the percentage contribution of each province to the cumulative total buildings reported as completed during the previous year.

Six provinces reported year-on-year decreases in the value of buildings completed during January to April 2023, of which Western Cape (contributing -25,3 percentage points or -R5 740,9 million) was the largest negative contributor. Gauteng (contributing 5,2 percentage points or R1 182,8 million) was the largest positive contributor – see Table F.

Buildings reported as completed at constant 2019 prices

Table G – Buildings reported as completed to larger municipalities at constant 2019 prices by type of building

Type of building	Jan – Apr 2022	Jan – Apr 2023	Difference in value between Jan – Apr 2022 and Jan – Apr 2023	% change between Jan – Apr 2022 and Jan – Apr 2023
	1/	1/	R'000	
	R'000	R'000	R'000	
Residential buildings	8 786 080	7 440 111	-1 345 969	-15,3
Non-residential buildings	4 506 862	3 924 984	-581 878	-12,9
Additions and alterations	5 226 888	2 565 507	-2 661 381	-50,9
Total	18 519 830	13 930 602	-4 589 228	-24,8

1/ 2022 and 2023 figures should be regarded as preliminary because of possible backlogs and incomplete reporting by municipalities.

The real value of buildings reported as completed (at constant 2019 prices) decreased by 24,8% (-R4 589,2 million) during January to April 2023 compared with January to April 2022. Decreases were reported for additions and alterations (-50,9% or -R2 661,4 million), residential buildings (-15,3% or -R1 346,0 million) and non-residential buildings (-12,9% or -R581,9 million) – see Table G.

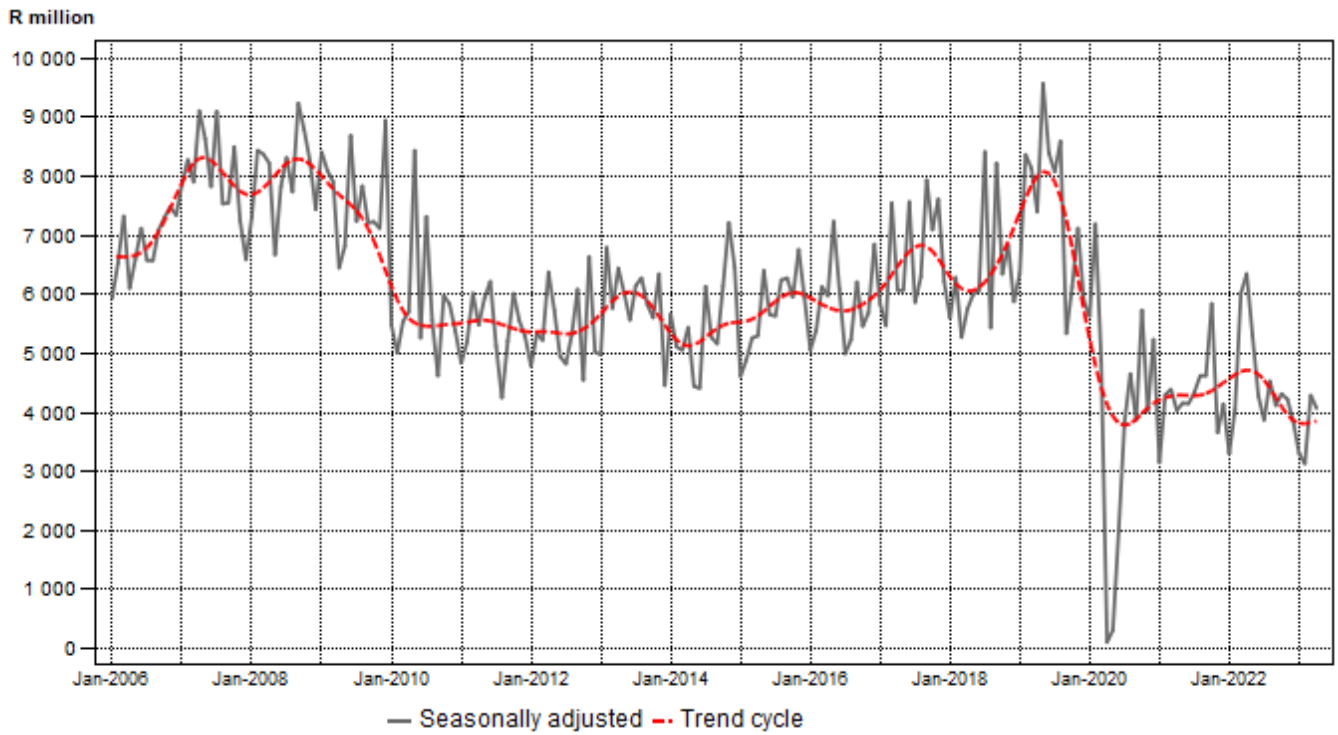
Table H – Seasonally adjusted buildings reported as completed to larger municipalities at constant 2019 prices for the latest three months by type of building

Type of building	Nov 2022 – Jan 2023	Feb – Apr 2023	% change between Nov 2022 – Jan 2023 and Feb – Apr 2023
	R'000	R'000	
Residential buildings	6 764 478	6 540 642	-3,3
Non-residential buildings 1/	2 759 784	2 785 438	0,9
Additions and alterations	1 850 668	2 164 486	17,0
Total	11 374 930	11 490 566	1,0

1/ Not seasonally adjusted because the presence of seasonality is not significant. See notes 10 and 11 on page 38.

The seasonally adjusted real value of buildings reported as completed increased by 1,0% in the three months ended April 2023 compared with the previous three months. Increases were reported for additions and alterations (17,0%) and non-residential buildings (0,9%). A decrease was reported for residential buildings (-3,3%) – see Table H.

Figure 2 – Buildings reported as completed to larger municipalities at constant 2019 prices



Risenga Maluleke
Statistician-General

Tables

Table 1 – Value and percentage change of building plans passed by larger municipalities at current prices by type of building

Year and month 2/		Residential buildings		Non-residential buildings		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	5 723 791	57,3	1 415 467	242,3	1 797 644	18,0	8 936 902	60,3
	February	4 568 639	-11,9	2 039 580	-38,3	2 444 275	-7,3	9 052 494	-18,7
	March	5 109 535	11,2	3 402 406	36,1	2 595 055	1,6	11 106 996	15,1
	April	4 849 203	-3,0	1 142 322	-48,9	2 478 941	16,1	8 470 466	-9,6
	May	4 974 997	-20,9	1 681 108	35,3	3 099 515	17,9	9 755 620	-4,0
	June	6 160 033	41,7	1 648 991	-14,8	2 717 245	13,2	10 526 269	21,2
	July	5 426 435	14,8	984 134	-8,0	3 035 046	21,8	9 445 615	14,0
	August	4 840 254	-14,0	1 823 251	97,1	3 626 575	41,3	10 290 080	12,8
	September	5 099 248	-2,5	1 883 600	51,9	3 143 796	16,1	10 126 644	10,3
	October	5 852 739	14,8	1 492 387	23,4	3 087 319	-3,7	10 432 445	9,7
	November	6 181 432	5,2	2 784 773	99,7	3 083 042	4,1	12 049 247	17,8
	December	3 404 524	-27,4	1 809 580	31,1	2 080 533	-0,6	7 294 637	-10,6
	Total	62 190 830	3,1	22 107 599	17,3	33 188 986	11,0	117 487 415	7,7
2023	January	2 761 377	-51,8	721 791	-49,0	1 882 313	4,7	5 365 481	-40,0
	February	5 305 695	16,1	1 856 777	-9,0	2 639 147	8,0	9 801 619	8,3
	March	4 911 689	-3,9	1 660 355	-51,2	2 603 354	0,3	9 175 398	-17,4
	April	4 703 076	-3,0	1 547 093	35,4	2 531 812	2,1	8 781 981	3,7

1/ The percentage change is the change in the value of building plans passed by municipalities of the relevant year/month compared with the corresponding period of the previous year expressed as a percentage.

2/ Preliminary figures.

Table 2 – Seasonally adjusted value and percentage change of building plans passed by larger municipalities at current prices by type of building

Year and month		Residential buildings		Non-residential buildings 3/		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	8 535 259	42,5	1 415 467	2,5	2 554 991	2,0	12 505 717	26,6
	February	4 671 756	-45,3	2 039 580	44,1	2 496 486	-2,3	9 207 822	-26,4
	March	4 679 824	0,2	3 402 406	66,8	2 544 564	1,9	10 626 794	15,4
	April	5 228 702	11,7	1 142 322	-66,4	2 751 141	8,1	9 122 165	-14,2
	May	4 826 025	-7,7	1 681 108	47,2	3 105 039	12,9	9 612 172	5,4
	June	5 549 511	15,0	1 648 991	-1,9	2 593 081	-16,5	9 791 583	1,9
	July	5 045 627	-9,1	984 134	-40,3	2 791 555	7,7	8 821 316	-9,9
	August	4 319 649	-14,4	1 823 251	85,3	3 250 341	16,4	9 393 241	6,5
	September	4 833 906	11,9	1 883 600	3,3	2 796 091	-14,0	9 513 597	1,3
	October	5 527 985	14,4	1 492 387	-20,8	2 812 445	0,6	9 832 817	3,4
	November	6 055 832	9,5	2 784 773	86,6	2 792 026	-0,7	11 632 631	18,3
	December	4 496 947	-25,7	1 809 580	-35,0	2 543 805	-8,9	8 850 332	-23,9
2023	January	3 937 474	-12,4	721 791	-60,1	2 613 582	2,7	7 272 847	-17,8
	February	5 444 918	38,3	1 856 777	157,2	2 697 662	3,2	9 999 357	37,5
	March	4 607 082	-15,4	1 660 355	-10,6	2 545 692	-5,6	8 813 129	-11,9
	April	5 126 108	11,3	1 547 093	-6,8	2 969 061	16,6	9 642 262	9,4
	Nov 22 – Jan 23	14 490 253		5 316 144		7 949 413		27 755 810	
	Feb – Apr 23 2/	15 178 108	4,7	5 064 225	-4,7	8 212 415	3,3	28 454 748	2,5

1/ The percentage change is the change in the seasonally adjusted value of building plans passed by municipalities of the relevant month compared with the previous month expressed as a percentage.

2/ The percentage change is the change in the seasonally adjusted value of building plans passed by municipalities for the latest three months compared with the previous three months expressed as a percentage.

3/ Not seasonally adjusted because the presence of seasonality is not significant. See notes 10 and 11 on page 38.

Table 3 – Value and percentage change of building plans passed by larger municipalities at constant 2019 prices by type of building

Year and month 2/		Residential buildings		Non-residential buildings		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	4 738 238	39,0	1 171 744	202,4	1 488 116	4,2	7 398 098	41,6
	February	3 754 017	-21,4	1 675 908	-45,0	2 008 443	-17,4	7 438 368	-27,5
	March	4 157 474	-0,6	2 768 434	21,6	2 111 517	-9,2	9 037 425	2,9
	April	3 907 496	-12,9	920 485	-54,1	1 997 535	4,3	6 825 516	-18,8
	May	3 948 410	-29,1	1 334 213	21,4	2 459 933	5,7	7 742 556	-13,9
	June	4 865 745	29,0	1 302 521	-22,4	2 146 323	3,0	8 314 589	10,3
	July	4 256 027	4,5	771 870	-16,3	2 380 428	10,8	7 408 325	3,7
	August	3 817 235	-21,0	1 437 895	81,0	2 860 075	29,8	8 115 205	3,7
	September	4 040 609	-9,1	1 492 552	41,7	2 491 122	8,2	8 024 283	2,9
	October	4 659 824	8,0	1 188 206	16,2	2 458 057	-9,3	8 306 087	3,2
	November	4 905 898	-0,4	2 210 137	88,9	2 446 859	-1,5	9 562 894	11,4
	December	2 697 721	-31,1	1 433 899	24,4	1 648 600	-5,7	5 780 220	-15,2
	Total	49 748 694	-5,6	17 707 864	6,6	26 497 008	1,5	93 953 566	-1,5
2023	January	2 167 486	-54,3	566 555	-51,6	1 477 483	-0,7	4 211 524	-43,1
	February	4 103 399	9,3	1 436 022	-14,3	2 041 104	1,6	7 580 525	1,9
	March	3 763 746	-9,5	1 272 303	-54,0	1 994 907	-5,5	7 030 956	-22,2
	April	3 603 890	-7,8	1 185 512	28,8	1 940 086	-2,9	6 729 488	-1,4

1/ The percentage change is the change in the value of building plans passed by municipalities of the relevant year/month compared with the corresponding period of the previous year expressed as a percentage.

2/ Preliminary figures.

Table 4 – Seasonally adjusted value and percentage change of building plans passed by larger municipalities at constant 2019 prices by type of building

Year and month		Residential buildings		Non-residential buildings 3/		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	7 014 101	42,5	1 171 744	1,7	2 102 604	1,0	10 288 449	26,1
	February	3 862 348	-44,9	1 675 908	43,0	2 046 238	-2,7	7 584 494	-26,3
	March	3 790 380	-1,9	2 768 434	65,2	2 064 503	0,9	8 623 317	13,7
	April	4 245 964	12,0	920 485	-66,8	2 223 647	7,7	7 390 096	-14,3
	May	3 811 373	-10,2	1 334 213	44,9	2 469 355	11,0	7 614 941	3,0
	June	4 368 652	14,6	1 302 521	-2,4	2 049 795	-17,0	7 720 968	1,4
	July	3 921 633	-10,2	771 870	-40,7	2 196 650	7,2	6 890 153	-10,8
	August	3 474 661	-11,4	1 437 895	86,3	2 573 831	17,2	7 486 387	8,7
	September	3 873 041	11,5	1 492 552	3,8	2 219 015	-13,8	7 584 608	1,3
	October	4 392 430	13,4	1 188 206	-20,4	2 235 323	0,7	7 815 959	3,1
	November	4 759 560	8,4	2 210 137	86,0	2 209 245	-1,2	9 178 942	17,4
	December	3 498 112	-26,5	1 433 899	-35,1	2 005 212	-9,2	6 937 223	-24,4
2023	January	3 058 983	-12,6	566 555	-60,5	2 042 947	1,9	5 668 485	-18,3
	February	4 255 487	39,1	1 436 022	153,5	2 083 915	2,0	7 775 424	37,2
	March	3 519 672	-17,3	1 272 303	-11,4	1 951 390	-6,4	6 743 365	-13,3
	April	3 960 849	12,5	1 185 512	-6,8	2 276 671	16,7	7 423 032	10,1
	Nov 22 – Jan 23	11 316 655		4 210 591		6 257 404		21 784 650	
	Feb – Apr 23 2/	11 736 008	3,7	3 893 837	-7,5	6 311 976	0,9	21 941 821	0,7

1/ The percentage change is the change in the seasonally adjusted value of building plans passed by municipalities of the relevant month compared with the previous month expressed as a percentage.

2/ The percentage change is the change in the seasonally adjusted value of building plans passed by municipalities for the latest three months compared with the previous three months expressed as a percentage.

3/ Not seasonally adjusted because the presence of seasonality is not significant. See notes 10 and 11 on page 38.

Table 5 – Value and percentage change of buildings reported as completed to larger municipalities at current prices by type of building

Year and month 2/		Residential buildings		Non-residential buildings		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	1 915 442	23,1	458 707	-22,6	764 676	37,2	3 138 825	16,0
	February	2 310 014	0,8	1 271 255	-0,6	1 147 349	32,2	4 728 618	6,5
	March	3 197 697	-1,4	2 627 335	441,9	1 891 604	53,9	7 716 636	55,7
	April	3 351 268	49,1	1 172 464	11,1	2 620 953	169,1	7 144 685	67,0
	May	3 078 346	19,4	1 137 002	-3,4	2 412 256	187,7	6 627 604	44,3
	June	2 981 227	9,3	1 455 223	39,9	1 014 533	-2,3	5 450 983	13,4
	July	2 793 180	11,6	1 167 421	-6,8	1 007 968	-25,6	4 968 569	-2,8
	August	3 221 336	28,5	1 248 420	5,1	1 340 292	-25,1	5 810 048	6,0
	September	3 404 025	12,5	1 100 905	-5,9	1 026 348	-33,7	5 531 278	-3,7
	October	3 563 665	-3,3	1 069 676	-47,9	963 822	-29,7	5 597 163	-21,3
	November	4 199 248	31,2	955 555	18,4	1 061 310	-7,3	6 216 113	20,7
	December	3 174 089	-3,7	1 087 669	23,4	627 720	-18,5	4 889 478	-1,1
	Total	37 189 537	13,2	14 751 632	13,6	15 878 831	17,8	67 820 000	14,3
2023	January	1 599 678	-16,5	1 451 781	216,5	535 533	-30,0	3 586 992	14,3
	February	2 412 794	4,4	569 750	-55,2	847 764	-26,1	3 830 308	-19,0
	March	3 053 742	-4,5	1 697 852	-35,4	994 388	-47,4	5 745 982	-25,5
	April	2 581 815	-23,0	1 362 107	16,2	949 402	-63,8	4 893 324	-31,5

1/ The percentage change is the change in the value of buildings reported as completed to municipalities of the relevant year/month compared with the corresponding period of the previous year expressed as a percentage.

2/ Preliminary figures.

Table 6 – Seasonally adjusted value and percentage change of buildings reported as completed to larger municipalities at current prices by type of building

Year and month		Residential buildings		Non-residential buildings 3/		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	2 570 388	-19,3	458 707	-48,0	980 027	9,1	4 009 122	-19,3
	February	2 568 219	-0,1	1 271 255	177,1	1 101 687	12,4	4 941 161	23,2
	March	3 167 858	23,3	2 627 335	106,7	1 616 729	46,8	7 411 922	50,0
	April	3 641 399	14,9	1 172 464	-55,4	3 021 933	86,9	7 835 796	5,7
	May	3 103 880	-14,8	1 137 002	-3,0	2 440 449	-19,2	6 681 331	-14,7
	June	2 949 831	-5,0	1 455 223	28,0	1 017 995	-58,3	5 423 049	-18,8
	July	2 763 210	-6,3	1 167 421	-19,8	988 652	-2,9	4 919 283	-9,3
	August	3 258 005	17,9	1 248 420	6,9	1 240 098	25,4	5 746 523	16,8
	September	3 140 718	-3,6	1 100 905	-11,8	940 034	-24,2	5 181 657	-9,8
	October	3 382 005	7,7	1 069 676	-2,8	965 051	2,7	5 416 732	4,5
	November	3 393 950	0,4	955 555	-10,7	970 277	0,5	5 319 782	-1,8
	December	3 028 135	-10,8	1 087 669	13,8	742 537	-23,5	4 858 341	-8,7
2023	January	2 138 572	-29,4	1 451 781	33,5	637 915	-14,1	4 228 268	-13,0
	February	2 669 700	24,8	569 750	-60,8	811 379	27,2	4 050 829	-4,2
	March	3 053 200	14,4	1 697 852	198,0	852 518	5,1	5 603 570	38,3
	April	2 794 168	-8,5	1 362 107	-19,8	1 146 305	34,5	5 302 580	-5,4
	Nov 22 – Jan 23	8 560 657		3 495 005		2 350 729		14 406 391	
	Feb – Apr 23 2/	8 517 068	-0,5	3 629 709	3,9	2 810 202	19,5	14 956 979	3,8

1/ The percentage change is the change in the seasonally adjusted value of buildings reported as completed to municipalities of the relevant month compared with the previous month expressed as a percentage.

2/ The percentage change is the change in the seasonally adjusted value of buildings reported as completed to municipalities for the latest three months compared with the previous three months expressed as a percentage.

3/ Not seasonally adjusted because the presence of seasonality is not significant. See notes 10 and 11 on page 38.

Table 7 – Value and percentage change of buildings reported as completed to larger municipalities at constant 2019 prices by type of building

Year and month 2/		Residential buildings		Non-residential buildings		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	1 585 631	8,7	379 724	-31,6	633 010	21,2	2 598 365	2,4
	February	1 898 122	-10,1	1 044 581	-11,3	942 768	17,8	3 885 471	-5,0
	March	2 601 869	-11,9	2 137 783	384,1	1 539 141	37,5	6 278 793	39,1
	April	2 700 458	34,0	944 774	-0,2	2 111 969	141,8	5 757 201	50,1
	May	2 443 132	7,1	902 383	-13,4	1 914 489	158,0	5 260 004	29,4
	June	2 354 840	-0,6	1 149 465	27,3	801 369	-11,1	4 305 674	3,2
	July	2 190 729	1,5	915 624	-15,2	790 563	-32,3	3 896 916	-11,5
	August	2 540 486	18,1	984 558	-3,5	1 057 013	-31,2	4 582 057	-2,6
	September	2 697 326	4,9	872 349	-12,3	813 271	-38,1	4 382 946	-10,2
	October	2 837 313	-9,0	851 653	-51,0	767 374	-33,8	4 456 340	-25,9
	November	3 332 737	24,2	758 377	12,1	842 310	-12,3	4 933 424	14,2
	December	2 515 126	-8,5	861 861	17,1	497 401	-22,6	3 874 388	-6,2
	Total	29 697 769	3,8	11 803 132	4,4	12 710 678	8,3	54 211 579	4,9
2023	January	1 255 634	-20,8	1 139 546	200,1	420 356	-33,6	2 815 536	8,4
	February	1 866 043	-1,7	440 642	-57,8	655 657	-30,5	2 962 342	-23,8
	March	2 340 032	-10,1	1 301 036	-39,1	761 983	-50,5	4 403 051	-29,9
	April	1 978 402	-26,7	1 043 760	10,5	727 511	-65,6	3 749 673	-34,9

1/ The percentage change is the change in the value of buildings reported as completed to municipalities of the relevant year/month compared with the corresponding period of the previous year expressed as a percentage.

2/ Preliminary figures.

Table 8 – Seasonally adjusted value and percentage change of buildings reported as completed to larger municipalities at constant 2019 prices by type of building

Year and month		Residential buildings		Non-residential buildings 3/		Additions and alterations		Total	
		R'000	% change 1/	R'000	% change 1/	R'000	% change 1/	R'000	% change 1/
2022	January	2 117 115	-20,1	379 724	-48,4	800 886	6,2	3 297 725	-20,4
	February	2 105 477	-0,5	1 044 581	175,1	904 294	12,9	4 054 352	22,9
	March	2 573 907	22,2	2 137 783	104,7	1 302 686	44,1	6 014 376	48,3
	April	2 934 485	14,0	944 774	-55,8	2 471 512	89,7	6 350 771	5,6
	May	2 465 094	-16,0	902 383	-4,5	1 934 028	-21,7	5 301 505	-16,5
	June	2 332 702	-5,4	1 149 465	27,4	800 796	-58,6	4 282 963	-19,2
	July	2 170 973	-6,9	915 624	-20,3	779 060	-2,7	3 865 657	-9,7
	August	2 568 702	18,3	984 558	7,5	979 498	25,7	4 532 758	17,3
	September	2 493 820	-2,9	872 349	-11,4	748 683	-23,6	4 114 852	-9,2
	October	2 692 806	8,0	851 653	-2,4	768 710	2,7	4 313 169	4,8
	November	2 700 960	0,3	758 377	-11,0	764 679	-0,5	4 224 016	-2,1
	December	2 392 099	-11,4	861 861	13,6	592 257	-22,5	3 846 217	-8,9
2023	January	1 671 419	-30,1	1 139 546	32,2	493 732	-16,6	3 304 697	-14,1
	February	2 061 437	23,3	440 642	-61,3	626 476	26,9	3 128 555	-5,3
	March	2 336 851	13,4	1 301 036	195,3	651 422	4,0	4 289 309	37,1
	April	2 142 354	-8,3	1 043 760	-19,8	886 588	36,1	4 072 702	-5,0
	Nov 22 – Jan 23	6 764 478		2 759 784		1 850 668		11 374 930	
	Feb – Apr 23 2/	6 540 642	-3,3	2 785 438	0,9	2 164 486	17,0	11 490 566	1,0

1/ The percentage change is the change in the seasonally adjusted value of buildings reported as completed to municipalities of the relevant month compared with the previous month expressed as a percentage.

2/ The percentage change is the change in the seasonally adjusted value of buildings reported as completed to municipalities for the latest three months compared with the previous three months expressed as a percentage.

3/ Not seasonally adjusted because the presence of seasonality is not significant. See notes 10 and 11 on page 38.

Table 9 – Building plans passed by larger municipalities at current prices by type of building: South Africa

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	687	875	449	3 427	2 701	-21,2
		square metres	35 917	43 451	24 792	176 648	132 154	-25,2
		R'000	233 695	281 080	196 754	1 207 340	904 491	-25,1
	Dwelling-houses >= 80 square metres	Number	1 117	1 166	1 010	5 044	4 094	-18,8
		square metres	316 231	342 168	301 715	1 397 220	1 234 977	-11,6
		R'000	2 489 736	2 805 977	2 552 399	11 078 772	10 291 088	-7,1
	Flats and townhouses	Number	2 118	1 956	1 871	8 537	6 398	-25,1
		square metres	233 525	187 439	183 352	847 768	636 625	-24,9
		R'000	2 100 909	1 808 700	1 802 676	7 645 551	6 272 391	-18,0
	Other residential buildings 2/	square metres	4 361	2 137	17 445	39 392	26 185	-33,5
		R'000	24 863	15 932	151 247	319 505	213 867	-33,1
	Total residential buildings	R'000	4 849 203	4 911 689	4 703 076	20 251 168	17 681 837	-12,7
Non-residential buildings	Office and banking space	square metres	11 259	7 673	8 949	39 920	58 360	46,2
		R'000	96 040	67 565	100 409	329 929	585 750	77,5
	Shopping space	square metres	37 809	14 202	9 775	231 554	95 229	-58,9
		R'000	307 186	101 933	100 066	2 308 401	701 652	-69,6
	Industrial and warehouse space	square metres	82 769	182 109	141 637	662 751	474 496	-28,4
		R'000	590 958	1 184 810	904 322	4 167 408	3 152 606	-24,4
	Other non-residential buildings 3/	square metres	17 862	28 854	50 665	152 731	152 625	-0,1
		R'000	148 138	306 047	442 296	1 194 037	1 346 008	12,7
	Total non-residential buildings	R'000	1 142 322	1 660 355	1 547 093	7 999 775	5 786 016	-27,7
	Additions and alterations	Dwelling-houses	square metres	250 858	226 477	217 271	916 755	856 603
R'000			1 971 649	1 865 067	1 841 043	7 297 474	7 226 830	-1,0
Other buildings 4/		square metres	53 526	77 371	61 438	189 034	233 095	23,3
		R'000	507 292	738 287	690 769	2 018 441	2 429 796	20,4
Total additions and alterations		R'000	2 478 941	2 603 354	2 531 812	9 315 915	9 656 626	3,7
Building plans passed	Total at current prices	R'000	8 470 466	9 175 398	8 781 981	37 566 858	33 124 479	-11,8

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 10 – Building plans passed by larger municipalities at current prices by type of building: Western Cape

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	231	106	128	1 712	898	-47,5
		square metres	10 616	5 310	6 240	76 548	39 974	-47,8
		R'000	62 435	37 385	43 437	469 185	262 340	-44,1
	Dwelling-houses >= 80 square metres	Number	456	560	441	2 004	1 784	-11,0
		square metres	124 666	160 659	119 819	521 157	520 094	-0,2
		R'000	885 444	1 217 984	932 766	3 698 897	3 937 232	6,4
	Flats and townhouses	Number	737	183	736	3 331	1 685	-49,4
		square metres	71 966	30 840	72 523	317 499	200 532	-36,8
		R'000	587 424	266 876	613 577	2 587 940	1 730 397	-33,1
	Other residential buildings 2/	square metres	3 010	733	551	10 549	4 509	-57,3
		R'000	16 561	5 644	3 318	105 612	30 320	-71,3
	Total residential buildings	R'000	1 551 864	1 527 889	1 593 098	6 861 634	5 960 289	-13,1
Non-residential buildings	Office and banking space	square metres	10 149	2 882	105	24 540	16 142	-34,2
		R'000	88 804	21 128	967	182 311	134 443	-26,3
	Shopping space	square metres	110	3 013	971	19 382	15 059	-22,3
		R'000	605	25 749	5 739	157 101	133 245	-15,2
	Industrial and warehouse space	square metres	5 988	4 333	8 212	75 382	67 617	-10,3
		R'000	45 332	25 608	51 848	485 263	442 717	-8,8
	Other non-residential buildings 3/	square metres	4 836	4 905	30 723	89 536	52 496	-41,4
		R'000	40 317	31 034	272 144	706 095	423 422	-40,0
Total non-residential buildings	R'000	175 058	103 519	330 698	1 530 770	1 133 827	-25,9	
Additions and alterations	Dwelling-houses	square metres	106 428	102 340	89 708	346 138	358 581	3,6
		R'000	753 741	775 499	672 533	2 418 870	2 753 581	13,8
	Other buildings 4/	square metres	24 915	30 478	17 600	82 396	76 798	-6,8
		R'000	233 127	292 200	229 284	891 485	902 634	1,3
	Total additions and alterations	R'000	986 868	1 067 699	901 817	3 310 355	3 656 215	10,4
Building plans passed	Total at current prices	R'000	2 713 790	2 699 107	2 825 613	11 702 759	10 750 331	-8,1

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 11 – Building plans passed by larger municipalities at current prices by type of building: Eastern Cape

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	55	156	79	139	247	77,7
		square metres	3 254	6 395	4 599	8 031	11 777	46,6
		R'000	23 827	31 973	34 795	56 484	73 190	29,6
	Dwelling-houses >= 80 square metres	Number	119	106	84	362	328	-9,4
		square metres	29 517	25 132	19 375	82 333	76 060	-7,6
		R'000	228 660	209 289	162 209	638 229	630 866	-1,2
	Flats and townhouses	Number	12	6	33	227	63	-72,2
		square metres	2 580	766	2 694	32 622	7 419	-77,3
		R'000	19 812	6 317	20 362	250 401	59 329	-76,3
	Other residential buildings 2/	square metres	0	0	0	21 281	0	-100,0
		R'000	0	0	0	158 362	0	-100,0
	Total residential buildings	R'000	272 299	247 579	217 366	1 103 476	763 385	-30,8
Non-residential buildings	Office and banking space	square metres	0	50	0	196	2 923	1 391,3
		R'000	0	412	0	1 455	24 106	1 556,8
	Shopping space	square metres	8 031	218	0	12 854	218	-98,3
		R'000	54 940	1 798	0	91 700	1 798	-98,0
	Industrial and warehouse space	square metres	2 652	5 701	6 441	10 742	18 096	68,5
		R'000	15 273	47 016	46 640	76 364	142 759	86,9
	Other non-residential buildings 3/	square metres	2 191	0	1 231	8 138	5 674	-30,3
		R'000	16 392	0	10 152	58 688	46 785	-20,3
	Total non-residential buildings	R'000	86 605	49 226	56 792	228 207	215 448	-5,6
	Additions and alterations	Dwelling-houses	square metres	27 006	22 440	12 253	76 440	62 557
R'000			202 106	180 491	99 501	573 440	503 713	-12,2
Other buildings 4/		square metres	6 206	9 446	7 879	18 654	24 514	31,4
		R'000	50 344	77 010	67 905	147 364	204 480	38,8
Total additions and alterations		R'000	252 450	257 501	167 406	720 804	708 193	-1,7
Building plans passed	Total at current prices	R'000	611 354	554 306	441 564	2 052 487	1 687 026	-17,8

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 12 – Building plans passed by larger municipalities at current prices by type of building: Northern Cape

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	6	9	18	8	32	300,0
		square metres	304	452	1 062	445	1 716	285,6
		R'000	2 664	4 255	9 997	3 900	16 154	314,2
	Dwelling-houses >= 80 square metres	Number	19	20	20	55	74	34,5
		square metres	4 470	3 710	4 466	13 113	14 633	11,6
		R'000	33 761	32 792	39 634	104 681	129 134	23,4
	Flats and townhouses	Number	3	0	0	4	0	-100,0
		square metres	1 662	0	0	2 642	0	-100,0
		R'000	13 706	0	0	22 295	0	-100,0
	Other residential buildings 2/	square metres	0	396	1 609	0	2 005	..
		R'000	0	3 728	15 146	0	18 874	..
	Total residential buildings	R'000	50 131	40 775	64 777	130 876	164 162	25,4
Non-residential buildings	Office and banking space	square metres	78	0	0	1 259	0	-100,0
		R'000	632	0	0	10 542	0	-100,0
	Shopping space	square metres	222	0	484	516	1 213	135,1
		R'000	1 946	0	4 556	4 523	11 418	152,4
	Industrial and warehouse space	square metres	0	0	0	0	649	..
		R'000	0	0	0	0	6 109	..
	Other non-residential buildings 3/	square metres	0	0	64	10 239	64	-99,4
		R'000	0	0	602	89 734	602	-99,3
	Total non-residential buildings	R'000	2 578	0	5 158	104 799	18 129	-82,7
	Additions and alterations	Dwelling-houses	square metres	5 781	3 901	6 145	17 681	17 869
R'000			47 207	35 487	56 606	143 824	163 416	13,6
Other buildings 4/		square metres	0	0	162	259	254	-1,9
		R'000	0	672	1 635	5 249	4 931	-6,1
Total additions and alterations	R'000	47 207	36 159	58 241	149 073	168 347	12,9	
Building plans passed	Total at current prices	R'000	99 916	76 934	128 176	384 748	350 638	-8,9

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 13 – Building plans passed by larger municipalities at current prices by type of building: Free State

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	15	4	5	55	22	-60,0
		square metres	849	247	299	3 109	1 280	-58,8
		R'000	7 353	2 376	1 859	26 727	11 039	-58,7
	Dwelling-houses >= 80 square metres	Number	37	30	61	168	145	-13,7
		square metres	5 660	8 492	17 485	33 012	39 275	19,0
		R'000	45 134	66 012	154 127	254 181	329 680	29,7
	Flats and townhouses	Number	0	9	27	27	69	155,6
		square metres	0	2 259	1 698	2 351	9 421	300,7
		R'000	0	21 734	16 336	19 777	88 732	348,7
	Other residential buildings 2/	square metres	0	120	0	900	653	-27,4
		R'000	0	990	0	5 183	5 386	3,9
	Total residential buildings	R'000	52 487	91 112	172 322	305 868	434 837	42,2
Non-residential buildings	Office and banking space	square metres	0	500	0	0	500	..
		R'000	0	3 093	0	0	3 093	..
	Shopping space	square metres	0	447	0	136	29 499	21 590,4
		R'000	0	3 108	0	783	182 795	23 245,5
	Industrial and warehouse space	square metres	1 078	5 870	0	9 374	5 870	-37,4
		R'000	9 141	53 452	0	72 120	53 452	-25,9
	Other non-residential buildings 3/	square metres	0	1 177	0	0	1 177	..
		R'000	0	8 515	0	0	8 515	..
	Total non-residential buildings	R'000	9 141	68 168	0	72 903	247 855	240,0
	Additions and alterations	Dwelling-houses	square metres	2 404	3 924	15 019	19 928	25 082
R'000			18 084	29 694	137 878	154 308	214 013	38,7
Other buildings 4/		square metres	876	337	2 988	2 339	4 321	84,7
		R'000	5 091	3 954	28 891	20 723	44 124	112,9
Total additions and alterations		R'000	23 175	33 648	166 769	175 031	258 137	47,5
Building plans passed	Total at current prices	R'000	84 803	192 928	339 091	553 802	940 829	69,9

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 14 – Building plans passed by larger municipalities at current prices by type of building: KwaZulu-Natal

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	14	14	10	247	35	-85,8
		square metres	928	722	591	15 641	1 802	-88,5
		R'000	8 673	6 036	4 534	153 996	14 362	-90,7
	Dwelling-houses >= 80 square metres	Number	78	100	69	456	297	-34,9
		square metres	24 925	28 141	21 956	138 388	101 497	-26,7
		R'000	268 201	273 226	218 916	1 409 880	995 121	-29,4
	Flats and townhouses	Number	417	58	220	2 187	338	-84,5
		square metres	80 766	7 422	26 291	232 619	44 914	-80,7
		R'000	796 423	81 222	271 069	2 416 237	465 729	-80,7
	Other residential buildings 2/	square metres	0	0	0	4 608	456	-90,1
		R'000	0	0	0	36 864	2 736	-92,6
	Total residential buildings	R'000	1 073 297	360 484	494 519	4 016 977	1 477 948	-63,2
Non-residential buildings	Office and banking space	square metres	0	0	0	9 743	785	-91,9
		R'000	0	0	0	101 038	5 526	-94,5
	Shopping space	square metres	13 390	1 905	994	46 657	3 315	-92,9
		R'000	105 960	14 288	7 952	466 354	24 736	-94,7
	Industrial and warehouse space	square metres	18 155	20 662	68 903	122 291	112 832	-7,7
		R'000	111 477	128 722	412 491	747 562	707 184	-5,4
	Other non-residential buildings 3/	square metres	91	0	3 251	3 925	4 057	3,4
		R'000	1 092	0	23 523	33 405	33 598	0,6
	Total non-residential buildings	R'000	218 529	143 010	443 966	1 348 359	771 044	-42,8
	Additions and alterations	Dwelling-houses	square metres	23 477	20 693	17 739	97 029	69 997
R'000			248 331	208 855	177 188	1 015 490	724 339	-28,7
Other buildings 4/		square metres	8 118	18 950	18 894	43 212	55 588	28,6
		R'000	92 656	198 385	233 572	532 017	652 948	22,7
Total additions and alterations		R'000	340 987	407 240	410 760	1 547 507	1 377 287	-11,0
Building plans passed	Total at current prices	R'000	1 632 813	910 734	1 349 245	6 912 843	3 626 279	-47,5

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 15 – Building plans passed by larger municipalities at current prices by type of building: North West

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	4	16	4	14	34	142,9
		square metres	255	750	210	752	1 716	128,2
		R'000	1 865	5 451	1 384	5 155	11 673	126,4
	Dwelling-houses >= 80 square metres	Number	75	48	53	247	214	-13,4
		square metres	19 696	12 057	16 070	72 204	62 560	-13,4
		R'000	137 196	81 557	111 883	494 577	442 807	-10,5
	Flats and townhouses	Number	30	16	4	38	50	31,6
		square metres	1 639	785	296	1 918	3 085	60,8
		R'000	9 821	4 855	1 831	11 434	18 571	62,4
	Other residential buildings 2/	square metres	576	888	430	1 023	3 213	214,1
		R'000	3 796	5 570	2 834	7 229	22 990	218,0
	Total residential buildings	R'000	152 678	97 433	117 932	518 395	496 041	-4,3
Non-residential buildings	Office and banking space	square metres	0	1 800	0	274	7 538	2 651,1
		R'000	0	11 133	0	1 580	44 413	2 710,9
	Shopping space	square metres	7 171	2 337	127	7 932	13 504	70,2
		R'000	48 757	15 285	837	53 308	88 152	65,4
	Industrial and warehouse space	square metres	2 844	1 489	0	32 031	1 849	-94,2
		R'000	18 005	8 186	0	190 829	10 274	-94,6
	Other non-residential buildings 3/	square metres	3 398	0	746	4 399	1 797	-59,1
		R'000	24 173	0	4 621	30 525	11 145	-63,5
	Total non-residential buildings	R'000	90 935	34 604	5 458	276 242	153 984	-44,3
	Additions and alterations	Dwelling-houses	square metres	9 772	4 526	5 990	31 225	23 381
R'000			65 233	30 418	38 851	196 677	151 480	-23,0
Other buildings 4/		square metres	834	259	81	5 971	2 367	-60,4
		R'000	11 514	15 513	2 021	55 371	47 683	-13,9
Total additions and alterations		R'000	76 747	45 931	40 872	252 048	199 163	-21,0
Building plans passed	Total at current prices	R'000	320 360	177 968	164 262	1 046 685	849 188	-18,9

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 16 – Building plans passed by larger municipalities at current prices by type of building: Gauteng

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	328	535	170	1 093	1 311	19,9
		square metres	17 761	27 427	9 668	62 530	66 536	6,4
		R'000	114 301	177 104	85 168	425 031	460 057	8,2
	Dwelling-houses >= 80 square metres	Number	257	197	198	1 199	875	-27,0
		square metres	84 195	64 055	71 196	376 069	284 135	-24,4
		R'000	750 476	632 087	696 753	3 411 905	2 805 984	-17,8
	Flats and townhouses	Number	917	1 587	802	2 590	3 955	52,7
		square metres	74 570	126 591	74 440	245 781	339 557	38,2
		R'000	671 753	1 294 829	841 264	2 260 481	3 689 562	63,2
	Other residential buildings 2/	square metres	42	0	1 747	42	1 973	4 597,6
		R'000	285	0	12 725	285	14 371	4 942,5
	Total residential buildings	R'000	1 536 815	2 104 020	1 635 910	6 097 702	6 969 974	14,3
Non-residential buildings	Office and banking space	square metres	0	2 441	8 363	1 562	29 591	1 794,4
		R'000	0	31 799	96 401	18 911	368 600	1 849,1
	Shopping space	square metres	8 885	903	6 160	104 458	9 569	-90,8
		R'000	94 978	7 835	74 413	1 299 651	108 804	-91,6
	Industrial and warehouse space	square metres	37 168	107 605	51 329	351 060	216 338	-38,4
		R'000	292 415	663 062	349 527	2 181 251	1 428 075	-34,5
	Other non-residential buildings 3/	square metres	7 126	22 023	1 669	30 572	72 934	138,6
		R'000	64 700	260 400	15 198	239 734	695 483	190,1
	Total non-residential buildings	R'000	452 093	963 096	535 539	3 739 547	2 600 962	-30,4
	Additions and alterations	Dwelling-houses	square metres	56 414	52 326	54 975	256 522	238 242
R'000			513 067	495 332	550 164	2 332 952	2 292 900	-1,7
Other buildings 4/		square metres	10 202	14 362	12 169	25 445	62 598	146,0
		R'000	94 793	119 592	114 955	262 045	503 931	92,3
Total additions and alterations		R'000	607 860	614 924	665 119	2 594 997	2 796 831	7,8
Building plans passed	Total at current prices	R'000	2 596 768	3 682 040	2 836 568	12 432 246	12 367 767	-0,5

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 17 – Building plans passed by larger municipalities at current prices by type of building: Mpumalanga

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	30	35	32	135	115	-14,8
		square metres	1 682	2 148	1 938	7 927	6 908	-12,9
		R'000	10 862	16 500	14 405	56 207	52 806	-6,1
	Dwelling-houses >= 80 square metres	Number	48	63	63	385	257	-33,2
		square metres	15 705	23 425	23 084	108 596	94 112	-13,3
		R'000	91 958	175 929	177 146	726 705	718 354	-1,1
	Flats and townhouses	Number	0	20	0	24	48	100,0
		square metres	0	932	0	2 710	2 714	0,1
		R'000	0	5 892	0	15 607	17 018	9,0
	Other residential buildings 2/	square metres	733	0	13 108	733	13 108	1 688,3
		R'000	4 221	0	117 224	4 221	117 224	2 677,2
	Total residential buildings	R'000	107 041	198 321	308 775	802 740	905 402	12,8
Non-residential buildings	Office and banking space	square metres	0	0	481	1 184	881	-25,6
		R'000	0	0	3 041	6 819	5 569	-18,3
	Shopping space	square metres	0	4 279	1 039	27 359	9 518	-65,2
		R'000	0	26 565	6 569	161 834	59 315	-63,3
	Industrial and warehouse space	square metres	4 749	36 449	4 390	36 048	46 396	28,7
		R'000	34 461	258 764	27 754	249 072	329 526	32,3
	Other non-residential buildings 3/	square metres	0	749	12 981	4 308	14 426	234,9
		R'000	0	6 098	116 056	25 115	126 458	403,5
	Total non-residential buildings	R'000	34 461	291 427	153 420	442 840	520 868	17,6
	Additions and alterations	Dwelling-houses	square metres	14 017	13 247	13 715	54 747	49 601
R'000			89 099	88 201	96 510	354 786	346 861	-2,2
Other buildings 4/		square metres	1 657	3 414	1 025	7 880	5 557	-29,5
		R'000	13 284	25 270	6 932	68 377	45 369	-33,6
Total additions and alterations		R'000	102 383	113 471	103 442	423 163	392 230	-7,3
Building plans passed	Total at current prices	R'000	243 885	603 219	565 637	1 668 743	1 818 500	9,0

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 18 – Building plans passed by larger municipalities at current prices by type of building: Limpopo

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	4	0	3	24	7	-70,8
		square metres	268	0	185	1 665	445	-73,3
		R'000	1 715	0	1 175	10 655	2 870	-73,1
	Dwelling-houses >= 80 square metres	Number	28	42	21	168	120	-28,6
		square metres	7 397	16 497	8 264	52 348	42 611	-18,6
		R'000	48 906	117 101	58 965	339 717	301 910	-11,1
	Flats and townhouses	Number	2	77	49	109	190	74,3
		square metres	342	17 844	5 410	9 626	28 983	201,1
		R'000	1 970	126 975	38 237	61 379	203 053	230,8
	Other residential buildings 2/	square metres	0	0	0	256	268	4,7
		R'000	0	0	0	1 749	1 966	12,4
	Total residential buildings	R'000	52 591	244 076	98 377	413 500	509 799	23,3
	Non-residential buildings	Office and banking space	square metres	1 032	0	0	1 162	0
R'000			6 604	0	0	7 273	0	-100,0
Shopping space		square metres	0	1 100	0	12 260	13 334	8,8
		R'000	0	7 305	0	73 147	91 389	24,9
Industrial and warehouse space		square metres	10 135	0	2 362	25 823	4 849	-81,2
		R'000	64 854	0	16 062	164 947	32 510	-80,3
Other non-residential buildings 3/		square metres	220	0	0	1 614	0	-100,0
		R'000	1 464	0	0	10 741	0	-100,0
Total non-residential buildings		R'000	72 922	7 305	16 062	256 108	123 899	-51,6
Additions and alterations		Dwelling-houses	square metres	5 559	3 080	1 727	17 045	11 293
	R'000		34 781	21 090	11 812	107 127	76 527	-28,6
	Other buildings 4/	square metres	718	125	640	2 878	1 098	-61,8
		R'000	6 483	5 691	5 574	35 810	23 696	-33,8
	Total additions and alterations	R'000	41 264	26 781	17 386	142 937	100 223	-29,9
Building plans passed	Total at current prices	R'000	166 777	278 162	131 825	812 545	733 921	-9,7

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 19 – Buildings reported as completed to larger municipalities at current prices by type of building: South Africa

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/	
Category of building	Type of building	Measuring unit							
Residential buildings	Dwelling-houses < 80 square metres	Number	932	582	689	3 492	2 165	-38,0	
		square metres	48 153	31 372	35 309	171 686	113 271	-34,0	
		R'000	326 095	226 832	238 305	1 140 948	789 610	-30,8	
	Dwelling-houses >= 80 square metres	Number	858	851	618	2 897	2 667	-7,9	
		square metres	236 087	218 268	177 809	736 139	687 336	-6,6	
		R'000	1 829 880	1 894 928	1 524 143	5 793 470	5 954 408	2,8	
	Flats and townhouses	Number	1 949	720	817	4 461	2 849	-36,1	
		square metres	135 334	94 745	88 488	404 094	308 414	-23,7	
		R'000	1 193 059	918 285	811 513	3 493 607	2 833 946	-18,9	
	Other residential buildings 2/	square metres	391	1 151	1 078	38 168	8 571	-77,5	
		R'000	2 234	13 697	7 854	346 396	70 065	-79,8	
	Total residential buildings		R'000	3 351 268	3 053 742	2 581 815	10 774 421	9 648 029	-10,5
Non-residential buildings	Office and banking space	square metres	7 959	8 192	823	69 942	97 402	39,3	
		R'000	62 288	60 199	5 843	613 539	1 197 243	95,1	
	Shopping space	square metres	34 906	122 610	46 786	130 999	200 689	53,2	
		R'000	290 396	1 326 640	581 601	1 163 929	2 167 745	86,2	
	Industrial and warehouse space	square metres	75 437	36 464	93 442	434 780	192 474	-55,7	
		R'000	510 758	252 922	646 360	2 679 346	1 303 834	-51,3	
	Other non-residential buildings 3/	square metres	40 175	4 884	10 786	142 370	45 663	-67,9	
		R'000	309 022	58 091	128 303	1 072 947	412 668	-61,5	
Total non-residential buildings		R'000	1 172 464	1 697 852	1 362 107	5 529 761	5 081 490	-8,1	
Additions and alterations	Dwelling-houses	square metres	226 296	67 900	62 857	569 858	216 640	-62,0	
		R'000	1 576 541	535 526	505 177	4 020 596	1 758 851	-56,3	
	Other buildings 4/	square metres	98 281	47 057	46 422	233 960	158 803	-32,1	
		R'000	1 044 412	458 862	444 225	2 403 986	1 568 236	-34,8	
	Total additions and alterations		R'000	2 620 953	994 388	949 402	6 424 582	3 327 087	-48,2
Buildings completed		Total at current prices	R'000	7 144 685	5 745 982	4 893 324	22 728 764	18 056 606	-20,6

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 20 – Buildings reported as completed to larger municipalities at current prices by type of building: Western Cape

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/	
Category of building	Type of building	Measuring unit							
Residential buildings	Dwelling-houses < 80 square metres	Number	382	163	166	1 657	597	-64,0	
		square metres	17 261	7 544	7 931	68 992	27 587	-60,0	
		R'000	99 196	48 345	54 695	392 253	176 542	-55,0	
	Dwelling-houses >= 80 square metres	Number	390	315	280	1 157	957	-17,3	
		square metres	112 645	77 271	69 340	305 030	235 698	-22,7	
		R'000	765 982	553 700	479 195	2 096 300	1 667 638	-20,4	
	Flats and townhouses	Number	1 252	179	120	2 604	908	-65,1	
		square metres	86 980	27 008	17 202	213 771	108 137	-49,4	
		R'000	670 577	230 210	124 960	1 682 647	854 787	-49,2	
	Other residential buildings 2/	square metres	68	0	235	7 526	4 760	-36,8	
		R'000	374	0	2 100	47 411	30 024	-36,7	
	Total residential buildings		R'000	1 536 129	832 255	660 950	4 218 611	2 728 991	-35,3
Non-residential buildings	Office and banking space	square metres	6 241	5 684	0	28 181	5 684	-79,8	
		R'000	51 674	33 592	0	212 057	33 592	-84,2	
	Shopping space	square metres	13 680	0	350	63 057	20 962	-66,8	
		R'000	112 802	0	3 080	506 690	154 273	-69,6	
	Industrial and warehouse space	square metres	31 356	0	16 066	73 024	23 756	-67,5	
		R'000	215 689	0	128 909	498 803	185 003	-62,9	
	Other non-residential buildings 3/	square metres	33 907	1 420	179	67 228	24 796	-63,1	
		R'000	263 429	15 000	1 044	497 369	178 752	-64,1	
	Total non-residential buildings		R'000	643 594	48 592	133 033	1 714 919	551 620	-67,8
	Additions and alterations	Dwelling-houses	square metres	196 207	36 955	31 356	427 006	103 768	-75,7
R'000			1 319 969	251 692	202 316	2 784 314	705 773	-74,7	
Other buildings 4/		square metres	89 376	20 651	23 450	175 923	95 633	-45,6	
		R'000	950 298	196 710	225 846	1 893 242	883 800	-53,3	
Total additions and alterations		R'000	2 270 267	448 402	428 162	4 677 556	1 589 573	-66,0	
Buildings completed		Total at current prices	R'000	4 449 990	1 329 249	1 222 145	10 611 086	4 870 184	-54,1

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 21 – Buildings reported as completed to larger municipalities at current prices by type of building: Eastern Cape

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	24	53	74	88	179	103,4
		square metres	1 375	2 646	3 304	5 422	8 785	62,0
		R'000	9 468	16 425	17 851	38 678	53 722	38,9
	Dwelling-houses >= 80 square metres	Number	45	48	41	194	217	11,9
		square metres	13 947	10 517	14 972	41 661	55 635	33,5
		R'000	99 795	86 855	125 363	316 067	470 993	49,0
	Flats and townhouses	Number	36	13	5	140	19	-86,4
		square metres	2 152	887	937	8 009	2 484	-69,0
		R'000	16 525	7 315	7 727	60 270	20 485	-66,0
	Other residential buildings 2/	square metres	0	0	0	5 297	0	-100,0
		R'000	0	0	0	40 676	0	-100,0
Total residential buildings	R'000	125 788	110 595	150 941	455 691	545 200	19,6	
Non-residential buildings	Office and banking space	square metres	0	0	0	3 921	0	-100,0
		R'000	0	0	0	30 109	0	-100,0
	Shopping space	square metres	0	2 138	0	0	2 979	..
		R'000	0	17 632	0	0	25 145	..
	Industrial and warehouse space	square metres	2 816	0	6 465	8 332	8 949	7,4
		R'000	21 624	0	51 680	63 982	67 044	4,8
	Other non-residential buildings 3/	square metres	0	0	158	26 972	158	-99,4
		R'000	0	0	1 260	200 012	1 260	-99,4
	Total non-residential buildings	R'000	21 624	17 632	52 940	294 103	93 449	-68,2
	Additions and alterations	Dwelling-houses	square metres	4 628	5 381	5 006	26 742	19 498
R'000			35 535	43 584	40 833	205 066	160 640	-21,7
Other buildings 4/		square metres	2 579	619	15 846	7 340	17 723	141,5
		R'000	19 855	5 061	129 219	58 918	148 307	151,7
Total additions and alterations	R'000	55 390	48 645	170 052	263 984	308 947	17,0	
Buildings completed	Total at current prices	R'000	202 802	176 872	373 933	1 013 778	947 596	-6,5

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 22 – Buildings reported as completed to larger municipalities at current prices by type of building: Northern Cape

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/	
Category of building	Type of building	Measuring unit							
Residential buildings	Dwelling-houses < 80 square metres	Number	2	2	0	6	2	-66,7	
		square metres	124	153	0	392	153	-61,0	
		R'000	1 005	1 140	0	3 176	1 140	-64,1	
	Dwelling-houses >= 80 square metres	Number	12	8	6	31	19	-38,7	
		square metres	2 442	2 303	1 570	7 017	5 305	-24,4	
		R'000	19 788	21 678	14 778	56 859	49 935	-12,2	
	Flats and townhouses	Number	1	0	0	12	0	-100,0	
		square metres	132	0	0	1 081	0	-100,0	
		R'000	1 070	0	0	8 760	0	-100,0	
	Other residential buildings 2/	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
	Total residential buildings		R'000	21 863	22 818	14 778	68 795	51 075	-25,8
Non-residential buildings	Office and banking space	square metres	266	1 387	0	461	1 387	200,9	
		R'000	2 155	13 056	0	3 735	13 056	249,6	
	Shopping space	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
	Industrial and warehouse space	square metres	1 220	0	473	1 220	473	-61,2	
		R'000	9 886	0	4 452	9 886	4 452	-55,0	
	Other non-residential buildings 3/	square metres	0	0	0	202	0	-100,0	
		R'000	0	0	0	1 637	0	-100,0	
	Total non-residential buildings		R'000	12 041	13 056	4 452	15 258	17 508	14,7
	Additions and alterations	Dwelling-houses	square metres	2 838	3 711	2 166	13 024	7 966	-38,8
R'000			22 996	34 932	20 389	105 533	74 985	-28,9	
Other buildings 4/		square metres	0	0	51	1 893	605	-68,0	
		R'000	665	850	2 020	17 244	8 255	-52,1	
Total additions and alterations		R'000	23 661	35 782	22 409	122 777	83 240	-32,2	
Buildings completed		Total at current prices	R'000	57 565	71 656	41 639	206 830	151 823	-26,6

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 23 – Buildings reported as completed to larger municipalities at current prices by type of building: Free State

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/	
Category of building	Type of building	Measuring unit							
Residential buildings	Dwelling-houses < 80 square metres	Number	3	0	2	29	34	17,2	
		square metres	120	0	150	1 702	1 905	11,9	
		R'000	691	0	1 443	14 506	18 328	26,3	
	Dwelling-houses >= 80 square metres	Number	4	10	6	38	33	-13,2	
		square metres	1 244	2 872	1 210	6 369	7 936	24,6	
		R'000	8 662	22 244	9 155	47 120	61 106	29,7	
	Flats and townhouses	Number	0	2	0	2	3	50,0	
		square metres	0	188	0	355	292	-17,7	
		R'000	0	1 550	0	2 044	2 408	17,8	
	Other residential buildings 2/	square metres	0	0	0	1 182	0	-100,0	
		R'000	0	0	0	6 807	0	-100,0	
	Total residential buildings		R'000	9 353	23 794	10 598	70 477	81 842	16,1
Non-residential buildings	Office and banking space	square metres	0	0	275	0	275	..	
		R'000	0	0	1 701	0	1 701	..	
	Shopping space	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
	Industrial and warehouse space	square metres	0	0	0	2 786	62	-97,8	
		R'000	0	0	0	21 319	511	-97,6	
	Other non-residential buildings 3/	square metres	0	0	0	353	0	-100,0	
		R'000	0	0	0	2 129	0	-100,0	
	Total non-residential buildings		R'000	0	0	1 701	23 448	2 212	-90,6
	Additions and alterations	Dwelling-houses	square metres	197	1 514	775	5 601	3 503	-37,5
R'000			1 273	12 112	6 852	34 219	28 293	-17,3	
Other buildings 4/		square metres	0	207	0	3 794	886	-76,6	
		R'000	0	3 166	0	28 971	8 796	-69,6	
Total additions and alterations		R'000	1 273	15 278	6 852	63 190	37 089	-41,3	
Buildings completed	Total at current prices	R'000	10 626	39 072	19 151	157 115	121 143	-22,9	

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 24 – Buildings reported as completed to larger municipalities at current prices by type of building: KwaZulu-Natal

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	9	6	6	30	25	-16,7
		square metres	535	313	366	1 729	1 511	-12,6
		R'000	4 708	2 394	3 204	16 510	11 536	-30,1
	Dwelling-houses >= 80 square metres	Number	63	104	42	210	219	4,3
		square metres	19 556	33 510	20 079	78 483	78 118	-0,5
		R'000	211 560	359 979	222 302	794 220	853 734	7,5
	Flats and townhouses	Number	471	184	102	651	432	-33,6
		square metres	27 910	23 516	16 136	51 985	55 506	6,8
		R'000	316 496	268 618	149 741	589 494	592 074	0,4
	Other residential buildings 2/	square metres	0	1 151	0	20 423	1 151	-94,4
		R'000	0	13 697	0	224 653	13 697	-93,9
Total residential buildings	R'000	532 764	644 688	375 247	1 624 877	1 471 041	-9,5	
Non-residential buildings	Office and banking space	square metres	0	519	0	487	9 956	1 944,4
		R'000	0	5 709	0	5 357	108 428	1 924,0
	Shopping space	square metres	0	43 521	1 095	35 127	45 837	30,5
		R'000	0	478 731	9 672	380 404	496 950	30,6
	Industrial and warehouse space	square metres	22 968	6 703	1 643	51 676	11 629	-77,5
		R'000	155 174	41 514	10 152	332 548	69 421	-79,1
	Other non-residential buildings 3/	square metres	2 390	3 464	0	4 522	4 568	1,0
		R'000	19 120	43 091	0	40 240	54 032	34,3
Total non-residential buildings	R'000	174 294	569 045	19 824	758 549	728 831	-3,9	
Additions and alterations	Dwelling-houses	square metres	3 935	5 981	7 417	28 061	24 814	-11,6
		R'000	45 004	67 160	84 747	318 294	280 872	-11,8
	Other buildings 4/	square metres	3 023	13 189	3 715	13 665	19 408	42,0
		R'000	37 931	142 088	43 020	173 083	215 534	24,5
Total additions and alterations	R'000	82 935	209 248	127 767	491 377	496 406	1,0	
Buildings completed	Total at current prices	R'000	789 993	1 422 981	522 838	2 874 803	2 696 278	-6,2

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 25 – Buildings reported as completed to larger municipalities at current prices by type of building: North West

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/	
Category of building	Type of building	Measuring unit							
Residential buildings	Dwelling-houses < 80 square metres	Number	31	13	22	86	82	-4,7	
		square metres	1 820	762	1 312	5 026	4 950	-1,5	
		R'000	10 552	4 189	7 636	29 343	28 549	-2,7	
	Dwelling-houses >= 80 square metres	Number	79	76	40	233	203	-12,9	
		square metres	14 402	15 223	9 201	43 898	45 476	3,6	
		R'000	94 578	105 918	65 299	283 997	319 501	12,5	
	Flats and townhouses	Number	6	27	0	33	57	72,7	
		square metres	822	2 944	0	3 554	4 860	36,7	
		R'000	5 892	17 635	0	23 532	29 485	25,3	
	Other residential buildings 2/	square metres	323	0	576	1 051	576	-45,2	
		R'000	1 860	0	3 796	7 077	3 796	-46,4	
	Total residential buildings		R'000	112 882	127 742	76 731	343 949	381 331	10,9
Non-residential buildings	Office and banking space	square metres	1 040	0	0	1 040	0	-100,0	
		R'000	6 032	0	0	6 032	0	-100,0	
	Shopping space	square metres	9 962	0	1 132	11 013	1 177	-89,3	
		R'000	71 102	0	8 279	77 161	8 557	-88,9	
	Industrial and warehouse space	square metres	4 794	4 794	0	9 829	5 215	-46,9	
		R'000	36 813	39 536	0	69 706	42 140	-39,5	
	Other non-residential buildings 3/	square metres	0	0	0	11 760	0	-100,0	
		R'000	0	0	0	68 343	0	-100,0	
Total non-residential buildings		R'000	113 947	39 536	8 279	221 242	50 697	-77,1	
Additions and alterations	Dwelling-houses	square metres	1 849	1 283	461	5 915	4 678	-20,9	
		R'000	11 043	7 987	3 314	34 951	29 305	-16,2	
	Other buildings 4/	square metres	1 141	323	0	2 586	977	-62,2	
		R'000	12 628	3 538	3 920	28 157	39 716	41,1	
Total additions and alterations		R'000	23 671	11 525	7 234	63 108	69 021	9,4	
Buildings completed	Total at current prices		R'000	250 500	178 803	92 244	628 299	501 049	-20,3

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 26 – Buildings reported as completed to larger municipalities at current prices by type of building: Gauteng

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/
Category of building	Type of building	Measuring unit						
Residential buildings	Dwelling-houses < 80 square metres	Number	453	332	401	1 518	1 185	-21,9
		square metres	25 181	19 127	21 312	83 596	64 678	-22,6
		R'000	188 811	147 905	147 579	612 999	473 178	-22,8
	Dwelling-houses >= 80 square metres	Number	210	237	174	809	843	4,2
		square metres	56 736	64 781	53 357	194 264	218 052	12,2
		R'000	525 916	653 421	546 902	1 791 223	2 225 124	24,2
	Flats and townhouses	Number	181	295	509	962	1 156	20,2
		square metres	17 096	38 432	44 281	120 201	116 616	-3,0
		R'000	181 105	380 379	460 757	1 093 913	1 193 146	9,1
	Other residential buildings 2/	square metres	0	0	0	2 474	1 817	-26,6
		R'000	0	0	0	18 303	20 590	12,5
Total residential buildings	R'000	895 832	1 181 705	1 155 238	3 516 438	3 912 038	11,3	
Non-residential buildings	Office and banking space	square metres	0	602	548	34 397	80 100	132,9
		R'000	0	7 842	4 142	347 679	1 040 466	199,3
	Shopping space	square metres	10 314	64 752	44 209	19 076	117 535	516,1
		R'000	101 600	746 433	560 570	183 416	1 398 976	662,7
	Industrial and warehouse space	square metres	11 536	7 425	40 782	275 437	95 808	-65,2
		R'000	66 792	60 971	252 789	1 603 696	618 926	-61,4
	Other non-residential buildings 3/	square metres	3 878	0	10 449	31 333	16 141	-48,5
		R'000	26 473	0	125 999	263 217	178 624	-32,1
	Total non-residential buildings	R'000	194 865	815 246	943 500	2 398 008	3 236 992	35,0
	Additions and alterations	Dwelling-houses	square metres	15 253	10 528	13 280	57 031	42 073
R'000			131 150	100 089	131 386	497 195	409 585	-17,6
Other buildings 4/		square metres	674	9 106	3 202	25 233	20 428	-19,0
		R'000	9 440	83 429	37 658	171 448	207 244	20,9
Total additions and alterations	R'000	140 590	183 518	169 044	668 643	616 829	-7,7	
Buildings completed	Total at current prices	R'000	1 231 287	2 180 469	2 267 782	6 583 089	7 765 859	18,0

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 27 – Buildings reported as completed to larger municipalities at current prices by type of building: Mpumalanga

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/	
Category of building	Type of building	Measuring unit							
Residential buildings	Dwelling-houses < 80 square metres	Number	17	10	16	45	48	6,7	
		square metres	1 076	636	821	2 715	2 837	4,5	
		R'000	7 434	5 121	5 190	19 968	20 739	3,9	
	Dwelling-houses >= 80 square metres	Number	32	34	11	137	104	-24,1	
		square metres	7 169	7 069	2 891	29 300	19 459	-33,6	
		R'000	52 339	58 552	25 857	214 368	157 828	-26,4	
	Flats and townhouses	Number	2	0	0	4	0	-100,0	
		square metres	242	0	0	509	0	-100,0	
		R'000	1 394	0	0	2 966	0	-100,0	
	Other residential buildings 2/	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
Total residential buildings		R'000	61 167	63 673	31 047	237 302	178 567	-24,8	
Non-residential buildings	Office and banking space	square metres	412	0	0	1 455	0	-100,0	
		R'000	2 427	0	0	8 570	0	-100,0	
	Shopping space	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
	Industrial and warehouse space	square metres	0	17 542	0	686	17 542	2 457,1	
		R'000	0	110 901	0	3 951	110 901	2 706,9	
	Other non-residential buildings 3/	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
Total non-residential buildings		R'000	2 427	110 901	0	12 521	110 901	785,7	
Additions and alterations	Dwelling-houses	square metres	998	2 382	2 311	4 544	8 938	96,7	
		R'000	7 130	16 945	14 762	29 120	60 076	106,3	
	Other buildings 4/	square metres	0	2 962	158	1 806	3 143	74,0	
		R'000	2 692	22 020	1 042	20 035	50 397	151,5	
Total additions and alterations		R'000	9 822	38 965	15 804	49 155	110 473	124,7	
Buildings completed	Total at current prices		R'000	73 416	213 539	46 851	298 978	399 941	33,8

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Table 28 – Buildings reported as completed to larger municipalities at current prices by type of building: Limpopo

			Apr 2022	Mar 2023	Apr 2023	Jan – Apr 2022	Jan – Apr 2023	% change 1/	
Category of building	Type of building	Measuring unit							
Residential buildings	Dwelling-houses < 80 square metres	Number	11	3	2	33	13	-60,6	
		square metres	661	191	113	2 112	865	-59,0	
		R'000	4 230	1 313	707	13 515	5 876	-56,5	
	Dwelling-houses >= 80 square metres	Number	23	19	18	88	72	-18,2	
		square metres	7 946	4 722	5 189	30 117	21 657	-28,1	
		R'000	51 260	32 581	35 292	193 316	148 549	-23,2	
	Flats and townhouses	Number	0	20	81	53	274	417,0	
		square metres	0	1 770	9 932	4 629	20 519	343,3	
		R'000	0	12 578	68 328	29 981	141 561	372,2	
	Other residential buildings 2/	square metres	0	0	267	215	267	24,2	
		R'000	0	0	1 958	1 469	1 958	33,3	
	Total residential buildings		R'000	55 490	46 472	106 285	238 281	297 944	25,0
Non-residential buildings	Office and banking space	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
	Shopping space	square metres	950	12 199	0	2 726	12 199	347,5	
		R'000	4 892	83 844	0	16 258	83 844	415,7	
	Industrial and warehouse space	square metres	747	0	28 013	11 790	29 040	146,3	
		R'000	4 780	0	198 378	75 455	205 436	172,3	
	Other non-residential buildings 3/	square metres	0	0	0	0	0	..	
		R'000	0	0	0	0	0	..	
Total non-residential buildings		R'000	9 672	83 844	198 378	91 713	289 280	215,4	
Additions and alterations	Dwelling-houses	square metres	391	165	85	1 934	1 402	-27,5	
		R'000	2 441	1 025	578	11 904	9 322	-21,7	
	Other buildings 4/	square metres	1 488	0	0	1 720	0	-100,0	
		R'000	10 903	2 000	1 500	12 888	6 187	-52,0	
Total additions and alterations		R'000	13 344	3 025	2 078	24 792	15 509	-37,4	
Buildings completed	Total at current prices		R'000	78 506	133 341	306 741	354 786	602 733	69,9

1/ The percentage change between cumulative figures for 2022 and 2023.

2/ Other residential buildings include institutions for the disabled, boarding houses, hostels and tourism accommodation e.g. hotels, motels, guest-houses, holiday chalets, bed-and-breakfast accommodation and casinos.

3/ Other non-residential space includes churches, sport and recreation clubs, schools, crèches, hospitals and all other non-residential space.

4/ Other buildings include other residential buildings, non-residential buildings and internal alterations. No square metres are collected for internal alterations.

Explanatory notes

Introduction	1	Statistics South Africa (Stats SA) conducts a monthly building statistics survey collecting information regarding building plans passed and buildings completed, financed by the private sector, from the largest local government institutions in South Africa. According to these institutions, they are not always notified about low-cost housing projects and, therefore, do not include the bulk of low-cost dwelling-houses in their reporting. Data regarding subsidised low-cost dwelling-houses can be obtained from the Department of Human Settlements.
	2	In order to improve timeliness of the publication, some information for the current month has been estimated due to late submission by respondents. These estimates will be revised in the next statistical release(s) as soon as actual information is available.
Purpose of the survey	3	The monthly survey data are used in monitoring the state of economy and formulation of economic policy. Furthermore, the results are important inputs to estimate the gross domestic product (GDP) and to calculate the Composite Leading Business Cycle Indicator. The data are extensively used by the private sector.
Scope of the survey	4	This survey covers local government institutions conducting activities for the private sector regarding: <ul style="list-style-type: none"> • passing of building plans; and • final inspection of completed buildings.
Classification	5	Building activities are classified in division five according to the 1993 edition of the <i>Standard Industrial Classification of All Economic Activities</i> (SIC), Fifth Edition, Report No. 09-90-02. The SIC is based on the 1990 <i>International Standard Industrial Classification of All Economic Activities</i> (ISIC) with suitable adaptations for local conditions.
Collection rate	6	The preliminary collection rate for the survey on building statistics for April 2023 was 83,8%. The improved collection rate for March 2023 was 83,8%.
Statistical unit	7	The statistical unit for the collection of information is a local government institution. Local government institutions include district municipalities, metropolitan municipalities and local municipalities.
Survey methodology and design	8	Stats SA conducts a monthly survey of metropolitan municipalities and large local municipalities on building plans passed and buildings completed. An annual survey of the remaining municipalities is conducted regarding buildings completed. The monthly survey represents approximately 85 percent of the total value of buildings completed. Information regarding building plans passed and buildings completed for the private sector is collected by email, fax and telephone.
Constant prices	9	The value of building plans passed and buildings completed at constant prices measures building activities in terms of ruling prices in a specific base year, which is currently 2019. The value of building plans passed at constant prices for each month is obtained by deflating the values at current prices with a price index known as the 'lump sum domestic buildings' as published in statistical release P0151.1: <i>Construction Materials Price Indices</i> . In order to be applicable, these indices (base December 2021=100) are converted to the base year 2019=100.

Seasonal adjustment	10	Seasonally adjusted estimates of building plans passed and buildings completed are generated each month, using the X-12-ARIMA Seasonal Adjustment Program developed by the United States Census Bureau.
	11	Seasonal adjustment is a means of removing the estimated effects of normal seasonal variation from the series so that the effects of other influences on the series can be more clearly recognised. Seasonal adjustment does not aim to remove irregular or non-seasonal influences which may be present in any particular month. Influences that are volatile or unsystematic can still make it difficult to interpret the movement of the series even after adjustment for seasonal variations. Therefore, the month-to-month movements of seasonally adjusted estimates may not be reliable indicators of trend behaviour. The X-12-ARIMA procedure for building statistics is described in more detail on the Stats SA website at Click to download building statistics seasonal adjustment February 2022 .
Trend cycle	12	The trend is a long-term pattern or movement of a time series. The X-12-ARIMA Seasonal Adjustment Program is used for smoothing seasonally adjusted data.
Revised figures	13	Revised figures are due to late submission of data to Stats SA, or to respondents reporting revisions or corrections to their figures. Figures for the latest two years are therefore preliminary. Data are edited at municipal level.
	14	Once a year the annual statistical release P5041.3: <i>Selected building statistics of the private sector as reported by local government institutions</i> is published with the revised and updated information at provincial and municipal level for the previous calendar year. Due to this comprehensive revision, the monthly statistical release P5041.1 reflects provincial revision where applicable.
Related publications	15	Users may also wish to refer to the following publications: <ul style="list-style-type: none"> • P5041.3: <i>Selected building statistics of the private sector as reported by local government institutions</i> issued annually; • P9101.2: <i>Actual and expected expenditure on construction by the public sector per statistical region</i> issued annually; and • <i>Building Statistics</i> (Report No. 50-11-01) issued annually.
Rounding-off of figures	16	Where necessary, the figures in the tables have been rounded off to the nearest digit shown.
Symbols and abbreviations	17	<ul style="list-style-type: none"> .. Changes from a zero in the preceding period cannot be calculated as a percentage 0 Nil or figure too small to publish * Revised Stats SA Statistics South Africa SIC Standard Industrial Classification of All Economic Activities ISIC International Standard Industrial Classification of All Economic Activities

Glossary

Additions and alterations	Extensions to existing buildings as well as internal and external alterations of existing buildings.
Blocks of flats	High-density housing consisting of a number of self-contained dwelling-units, each with at least one living-room together with a kitchen and bathroom, conjoined to similar units in one building.
Dwelling-house	A free-standing, complete structure on a separate stand or a self-contained dwelling-unit, e.g. granny flat, on the same premises as an existing residence. Out-buildings and garages are included.
Local government institutions	<p>Include:</p> <ul style="list-style-type: none"> • district municipalities; • metropolitan municipalities; and • local municipalities.
Municipality	A generic term describing the “unit” of government in the local spheres responsible for local government in a geographically demarcated area and including district, metropolitan and local municipalities. It is an institution consisting of a municipal council (elected political representatives) and municipal administration (appointed officials).
District municipality	A municipality that has municipal executive and legislative authority in an area that includes more than one municipality, and which is described in section 155(1) of the Constitution as a category C municipality (refer to Local Government: Municipal Structure Act, 1998 (Act No. 117 of 1998)).
Metropolitan municipality	A municipality that has municipal executive and legislative authority in an area that includes more than one municipality, and which is described in section 155(1) of the Constitution as a category A municipality (refer to Local Government: Municipal Structure Act, 1998 (Act No. 117 of 1998)).
Local municipality	A municipality that shares municipal executive and legislative authority in its area with a district municipality within whose area it falls, which is described in section 155(1) of the constitution as a category B municipality.
Non-residential buildings	Factories and commercial, financial and other office buildings, as well as other buildings not used for residential purposes, such as churches, halls, clubs, schools and hospitals.
Other residential buildings	Institutions for the disabled, boarding houses, old people’s homes, hostels, hotels, motels, guesthouses, holiday chalets, bed-and-breakfast accommodation, entertainment centres and casinos.
Percentage change	<p>When using monthly actual values, the percentage change is the change in actual values of building activities (building plans passed or buildings completed) of the relevant month compared with the same month in the previous year expressed as a percentage.</p> <p>When using annual actual values, the percentage change is the change in the actual values of building activities (building plans passed or buildings completed) of the relevant year compared with the previous year expressed as a percentage.</p> <p>When using seasonally adjusted values, the percentage change is the change in the seasonally adjusted values of building activities (building plans passed or buildings completed) of the relevant month compared with the previous month expressed as a percentage.</p>

Reference period	One calendar month.
Residential buildings	Buildings that are used primarily as residences. Includes dwelling-houses, flats, townhouses and other residential buildings.
Townhouses	Multiple, medium-density dwelling-units including cluster housing, group housing, simplexes, duplexes, triplexes and other similar dwelling-units which are usually grouped together, with one level of each unit on ground level. This category excludes blocks of flats.
Technical enquiries	
Suzzie Mnguni	Telephone number: (012) 310 8134 Email: suzziemn@statssa.gov.za
Joyce Essel-Mensah	Telephone number: 082 888 2374 Email: joycee@statssa.gov.za

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Stats SA publishes approximately 300 different statistical releases each year. It is not economically viable to produce them in more than one of South Africa's 11 official languages. Since the releases are used extensively, not only locally but also by international economic and social-scientific communities, Stats SA releases are published in English.

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You can visit us on the internet at: www.statssa.gov.za.

General enquiries

User information services	Telephone number: (012) 310 8600 Email address: info@statssa.gov.za
Orders/subscription services	Telephone number: (012) 310 8619 Email address: millies@statssa.gov.za
Postal address	Private Bag X44, Pretoria, 0001

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